

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address Robert P. Goe - State Bar No. 137019 Charity J. Manee – State Bar No. 286481 GOE FORSYTHE & HODGES LLP 18101 Von Karman Avenue, Suite 1200 Irvine, CA 92612 RGoe@goeforlaw.com CManee@goeforlaw.com Telephone: (949) 798-2460 Facsimile: (949) 955-9437 <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Karl T. Anderson, Chapter 7 Trustee	FOR COURT USE ONLY
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - RIVERSIDE DIVISION	
In re: FELICIA LYNN TYLER, <div style="text-align: right;">Debtor(s).</div>	CASE NO.: 6:19-bk-13569-WJ CHAPTER: 7 <div style="text-align: center; padding: 20px;"> NOTICE OF SALE OF ESTATE PROPERTY </div>

Sale Date: 05/19/2020	Time: 1:00 pm
Location: Courtroom 304, U.S.B.C. 3420 Twelfth Street, Riverside, CA 92501	

Type of Sale: ☒ Public ☐ Private
 Last date to file objections: 05/05/2020

Description of property to be sold:
 19985 Grand Avenue, Lake Elsinore, CA 92530

Terms and conditions of sale:
 All cash, "as-is" sale.

Proposed sale price: \$ 250,000.00

Overbid procedure (if any):

Initial overbid shall be at least \$255,000. Any incremental bid in the bidding process shall be at least \$1,000.00 higher than the prior bid.

If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Date: May 19, 2020
Time: 1:00 p.m.
Place: Courtroom 304
United States Bankruptcy Court
3420 Twelfth Street
Riverside, CA 92501

Contact person for potential bidders (include name, address, telephone, fax and/or email address):

Robert P. Goe, Esq.
GOE FORSYTHE & HODGES LLP
18101 Von Karman, Suite 1200
Irvine, CA 92612
Phone: (949) 798-2461
Email: rgoe@goeforlaw.com

Date: 04/28/2020

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is:

18101 Von Karman Avenue, Suite 1200
Irvine, CA 92612

A true and correct copy of the foregoing document entitled: **NOTICE OF SALE OF ESTATE PROPERTY** will be served or was served **(a)** on the judge in chambers in the form and manner required by LBR 5005-2(d); and **(b)** in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF): Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On *(date)* 04/28/2020, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

Karl T Anderson (TR) 2edansie@gmail.com, kanderson@ecf.axosfs.com
• Glen J Biondi glen@biondilawcorp.com, biondigr80135@notify.bestcase.com
• Dane W Exnowski dane.exnowski@mccalla.com,
bk.ca@mccalla.com, mccallaecf@ecf.courtdrive.com
• Robert P Goe kmurphy@goeforlaw.com, rgoe@goeforlaw.com; goeforecf@gmail.com
• Ryan S Riddles rriddles@goeforlaw.com, kmurphy@goeforlaw.com
• Valerie Smith claims@recoverycorp.com
• United States Trustee (RS) ustpregion16.rs.ecf@usdoj.gov

☐ Service information continued on attached page

2. SERVED BY UNITED STATES MAIL:

On *(date)* 04/28/2020, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☒ Service information continued on attached page

3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (state method for each person or entity served): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on *(date)* 04/28/2020, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

• The Honorable Wayne Johnson, USBC, 3420 Twelfth Street, Riverside, CA 92501

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

04/28/2020
Date

Kerry A. Murphy
Printed Name

/s/Kerry A. Murphy
Signature

<p>In re Felicia Lynn Tyler USBC Case #6:19-bk-13569-WJ</p>	<p><u>Debtor</u> Felicia Lynn Tyler PO Box 1127 Lake Elsinore, CA 92531</p>	<p><u>United States Trustee</u> United States Trustee (RS) 3801 University Avenue, Suite 720 Riverside, CA 92501-3255</p>
<p><u>Chapter 7 Trustee</u> Karl T Anderson (TR) 340 South Farrell Drive, Suite A210 Palm Springs, CA 92262-7932</p>	<p><u>Debtor's counsel</u> Glen J Biondi The Biondi Law Firm PLC 31610 Railroad Canyon Road, Suite 2 Canyon Lake, CA 92587-9454</p>	
<p><u>CREDITORS/REQUESTS FOR NOTICE</u></p>		
<p>Aargon Agency Inc. 8668 Spring Mtn. Road Las Vegas, NV 89117-4132</p>	<p>American Express PO Box 981540 El Paso, TX 79998-1540</p>	<p>American Express Global Collections PO Box 6985 Buffalo, NY 14240-6985</p>
<p>Bank of America PO Box 10219 Van Nuys, CA 91410-0219 RTS Unable to Fwd 09-19-19</p>	<p>Bruce MacLachlan 19985 Grand Ave. Lake Elsinore, CA 92530-6405</p>	<p>Capital One Bank (USA), N.A. by American InfoSource as agent PO Box 71083 Charlotte, NC 28272-1083</p>
<p>Capital One PO Box 12914 Norfolk, VA 23541-0914</p>	<p>Central Credit Services LLC PO Box 357 Ramsey, NJ 07446-0357</p>	<p>Comenity Bank PO Box 659704 San Antonio, TX 78265-9704</p>
<p>Credit Control, LLC PO Box 51790 Livonia, MI 48151-5790</p>	<p>David Tyler 19501 S. Fischer's Mill Rd. Oregon City, OR 97045-9615</p>	<p>Firstsource Advantage LLC 205 Bryant Woods South Buffalo, NY 14228-3609</p>
<p>Freedom Mortgage PO Box 7230 Pasadena, CA 91109-7230</p>	<p>Internal Revenue Service Centralized Insolvency Operatio PO Box 7346 Philadelphia PA 19101-7346</p>	<p>Kohls PO Box 30510 Los Angeles, CA 90030-0510</p>
<p>Lane Bryant Retail/SOA 450 Winks Lane Bensalem, PA 19020-5932 RTS Unable to Fwd 09-21-19</p>	<p>Law Offices of Harris and Zide 1445 Huntington Dr., #300 South Pasadena, CA 91030-547</p>	<p>Macy's PO Box 689195 Des Moines, IA 50368-9195 RTS Unable to Fwd 09-18-19</p>

GOE FORSYTHE & HODGES LLP
18101 Von Karman Avenue
Suite 1200
Irvine, CA 92612

1	Midland Credit Mgmt. Inc. 8875 Aero Drive Suite 200 San Diego, CA 92123-2255 RTS Unable to Fwd 09-14-19	Pier 1 Imports 301 N Walnut St., Floor 9 Wilmington, DE 19801-3971	Quantum3 Group LLC as agent for MOMA Trust LLC PO Box 788 Kirkland, WA 98083-0788
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4	Southwest Health Care System PO BOX 9038 Temecula, CA 92589-9038 RTS Unable to Fwd 09-17-19	State Farm Bank PO Box 23025 Columbus, GA 31902-3025	Superlative 30 Corporate Park 205 Irvine, CA 92606-3126
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7	Suttell & Hammer APC PO BOX C-90006 Bellevue, WA 98009	Synchrony Bank P.O. BOX 530912 Atlanta, GA 30353-0912	Transworld Systems Inc. 500 Virginia Dr., Suite 514 Fort Washington, PA 19034-2707
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10	American Express National Bank c/o Becket and Lee LLP PO Box 3001 Malvern, PA 19355-0701	Bank of America, N.A. PO Box 982284 El Paso, TX 79998-2284	Capital One, N.A. c/o Becket and Lee LLP PO Box 3001 Malvern, PA 19355-0701
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13	Department Stores National Bank c/o quantum3 Group LLC PO Box 657 Kirkland, WA 98083-0657	JPMorgan Chase Bank N A Bankruptcy Mail Intake Team 700 Kansas Lane, Floor 01 Monroe, LA 71203-4774	Verizon By American InfoSource as agent PO Box 4457 Houston, TX 77210-4457
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17	Richard A. Halderman 3857 Birch St., Ste. 480 Newport Beach, CA 92660-2616	Jae Kun Song ReMax Mega Group 4465 Wilshire Blvd., Suite 201 Los Angeles, CA 90010	<u>Secured Lienholder</u> Stanley C. Middleman, CEO Freedom Mortgage 907 Pleasant Valley Avenue Mount Laurel, NJ 08054
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20	<u>Internal Revenue Service</u> <u>Per Proof of Claim #4-1</u> Gregory Moxley, BK Specialist Internal Revenue Service Insolvency Group 4 55 So Market St M/S HQ5430 San Jose, CA 95113	<u>Internal Revenue Service</u> United States of America (on behalf of the Internal Revenue Service) Civil Process Clerk United States Attorney's Office Federal Building, Room 7516 300 North Los Angeles Street Los Angeles, CA 90012	<u>Internal Revenue Service</u> United States of America (on behalf of the Internal Revenue Service) Attorney General United States Department of Justice Ben Franklin Station P. O. Box 683 Washington, DC 20044
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